

Attachment A

PROPOSED ORDINANCE NO. 2007-288

AN ORDINANCE OF THE CITY OF MADISON RELATING TO ZONING; AMENDING THE OFFICIAL ZONING MAP, AS LAST AMENDED, BY CHANGING THE CLASSIFICATION OF A PARCEL OF LAND HEREINAFTER DESCRIBED FROM ITS CURRENT AND EXISTING USE OF AG, AGRICULTURAL, TO R-3A, SINGLE-FAMILY DETACHED RESIDENTIAL DISTRICT

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MADISON AS FOLLOWS:

SECTION 1. Pursuant to Article XI of the Zoning Ordinance of the City of Madison, Alabama, as amended, and the authority granted to municipalities by Alabama Code ss. 11-52-77 and -78, the Official Zoning Map of the City of Madison, as last amended, is hereby further amended by changing the area of real property shown on the respective map attached to this Ordinance and hereinafter described from AG, Agricultural to R-3A, Single-Family Detached Residential District and consisting of 61.78 acres, more or less

Mark Anderson's request to rezone property located west of Segers Road, 2 miles north of Old Highway 20 and approximately 0.6 miles south of Powell Road from AG, Agricultural District to R-3A, Single-Family Detached Residential – request consists of 61.78 acres more or less

REQUESTED R-3A

Commencing at a #5 rebar found at the southwest corner of said Section 11; thence North 0 Degrees 36 Minutes 55 Seconds East a distance of 1007.70 feet to a #5 rebar with a cap stamped "Garver Engineers Ca#445" set, said point being the point of beginning;

Thence North 0 Degrees 36 Minutes 55 Seconds East a distance of 1007.70 feet to a #5 rebar with a cap stamped "Garver Engineers Ca#445" set; thence South 88 Degrees 40 Minutes 27 Seconds East a distance of 2688.87 feet to a cotton picker spindle found in Segers Road; thence South 0 Degrees 37 Minutes 24 Seconds West a distance of 994.72 feet to a #5 rebar with a cap stamped "Garver Engineers Ca#445" set; thence North 88 Degrees 56 Minutes 14 Seconds West a distance of 2688.60 feet to the POINT OF BEGINNING.

The above described parcel contains 61.78 acres more or less and is subject to pertaining right-of-way for Segers Road and easements recorded and unrecorded.

SECTION 2. That the above described property be outlined and the boundaries established by the City Clerk on the Official Zoning Map of the City of Madison, as last amended, with the direction and assistance of the proper zoning officer of the City, and that the classification of said property be changed on said map from AG, Agricultural to R-3A, Single-Family Detached Residential District.

SECTION 3. That the following conditions shall apply to the above described property to be zoned R-3A, Single Family Detached Residential District:

1. Need greenway corridor along the creek covering the flood zone
2. No more than 150 single-family homes may be developed on this property

SECTION 4. This Ordinance shall become effective upon its publication in the Madison County Record by insertion one time in said newspaper after its adoption following a public hearing.

READ, APPROVED AND ADOPTED at a Regular Meeting of the City Council of the City of Madison, Alabama, this _____ day of _____, _____.

Steve Haraway
President and Presiding Officer of
the Madison City Council

ATTEST:

Melanie A. Williard, CMC
City Clerk-Treasurer

Approved this _____ day of _____, 2008.

Arthur S. Kirkindall, Mayor